

FILED
GREENVILLE
SEP 27 11 31 AM '83

MORTGAGE

THIS MORTGAGE is made this 23rd day of September, 1983, between the Mortgagor, Robert L. Scheffel (herein "Borrower"), and the Mortgagee, Alliance Mortgage Company, a corporation organized and existing under the laws of Florida, whose address is Post Office Box 2259, Jacksonville, Florida 32232 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Four Thousand and No/100 (\$44,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 23, 1983 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 2013

To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the northeasterly side of Del Norte Lane, near the City of Greenville, South Carolina, being known and designated as Lot No. 298 on plat of Section 2, Del Norte Estates, as recorded in the RMC Office for Greenville County, S. C. in Plat Book 4N, at Page 13, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Del Norte Lane, said pin being the joint front corner of Lots 298 and 299, and running thence with the common line of said lots N. 32-12 E. 158.2 feet to an iron pin; thence continuing with the common line of said lots N. 32-12 E. 10.1 feet to an iron pin at the center of Brushy Creek; thence with the center of Brushy Creek as a line, the traverse line being S. 70-54 E., 56.10 feet to an iron pin; thence continuing with Brushy Creek as a line, the traverse line being S. 52-07 E., 35.54 feet to an iron pin at the joint rear corner of Lots 297 and 298; thence with the common line of said lots S. 32-12 W. 177.09 feet to an iron pin on the northeasterly side of Del Norte Lane; thence with the northeasterly side of Del Norte Lane N. 57-33 W. 90 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagor herein this date by deed of Randall M. Carter and Karen D. Carter, and recorded in the RMC Office for Greenville County, South Carolina in Deed Book , at Page , on September 26, 1983.

10/10
2072093 11

RECORDING OFFICE
STATE OF SOUTH CAROLINA
RECEIVED
SEP 27 1983
TAX \$ 17.60

which has the address of 400 Del Norte Lane, Greenville, S. C. 29615 (herein "Property Address");
(Street) (City) (State and Zip Code)

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

0349

4328-RV-2